

FOR SALE at PUBLIC AUCTION

PROPERTY IN ROSEBUD COUNTY

Sale No.
1079

Auction
March 16, 2021
1:00 p.m.
Rosebud County
Courthouse
Forsyth, MT

Minimum bid on land:
\$416,000.00

Deposit of \$83,200.00 must
be received by the DNRC
by February 24, 2021

The State of Montana is auctioning
this trust land located in Rosebud
County. Any improvements must be
purchased from the owner separately.

For more information on State Trust
Land Banking Sales go to [http://
dnrc.mt.gov/divisions/trust/real-
estate/land-banking](http://dnrc.mt.gov/divisions/trust/real-estate/land-banking)



MONTANA DNRC

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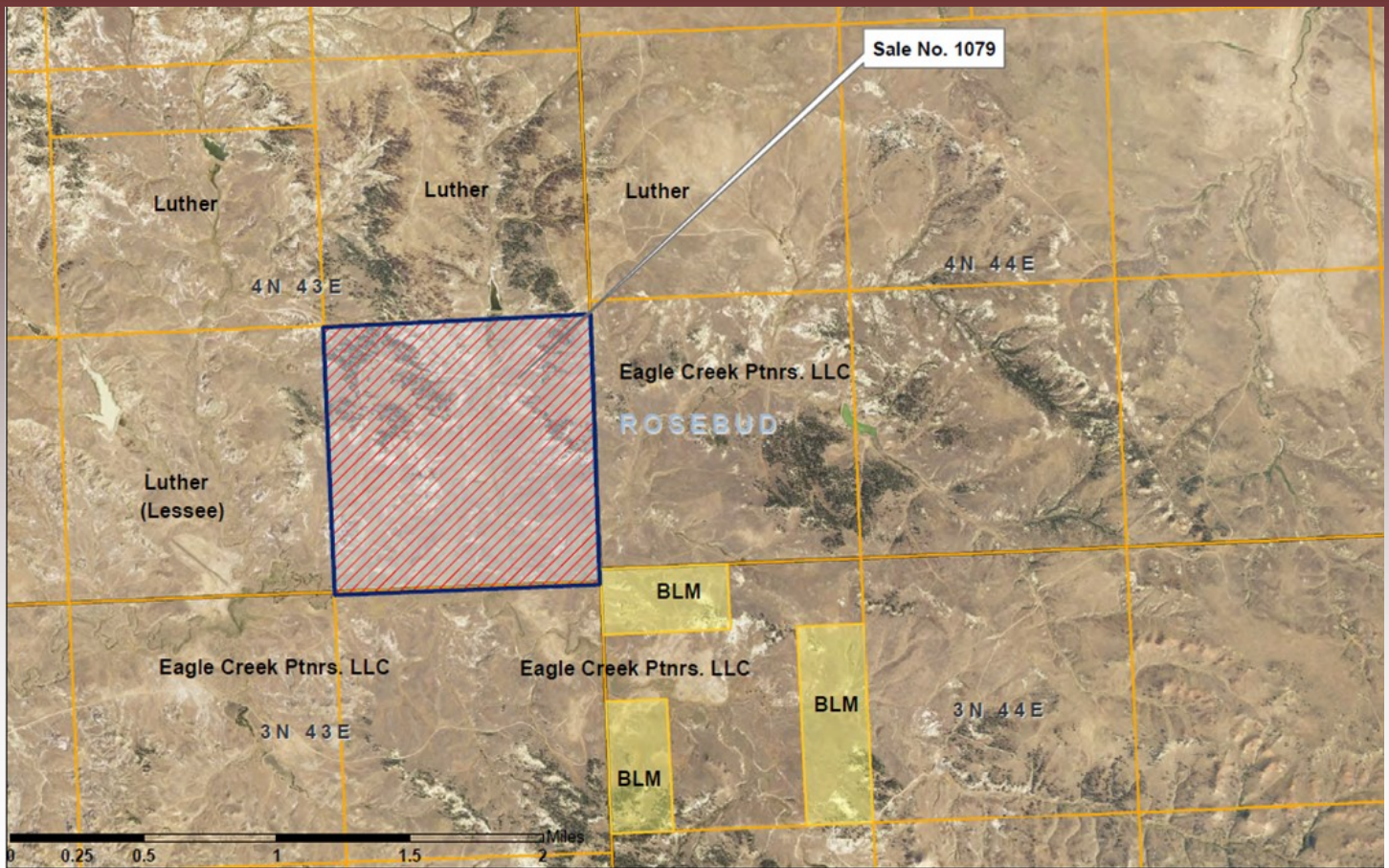
Montana Trust Lands 640+ Ag/Grazing Lands Southeast of Forsyth Montana



640+ deeded acres mainly comprised of grazing land and including a portion of Eagle Creek and its tributaries. The plant species composition is generally dominated by grasses which include Western Wheatgrass, Bluebunch Wheatgrass, Needle and Thread, Prairie Junegrass, and Blue Grama.

This parcel is used by a variety of wildlife species, common to rangeland areas of Eastern Montana. The area provides habitat for a variety of big game species (Mule Deer, Whitetail Deer, and Antelope), predators (Coyote, Fox, Badger), upland game birds, other non-game mammals, raptors, reptiles, amphibians and various songbirds.

This 640-acre parcel currently has one grazing lease that produces 136 total AUMs. There are two surface water rights on this parcel used for stock water. There is no record of legal access to this property.



Location: Rosebud County S36 T4N R43E

Prepared on: 10 MARCH 2020

Prepared By: DNRC REMB Staff

Projection: NAD 1983 MT State Plane

Rosebud County Sale: Luther

Sale No. 1079, Common Schools



Sale #1079



BLM



Owner Parcels



Montana State Trust Land



Legal description: ALL of Section 36, T4N-R43E

****To participate in the auction you must be registered and have deposited the minimum 20% bid amount not later than twenty days before the date of the auction.**